



# Hunter Mill Highlights

## from Supervisor Cathy Hudgins

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## December 2017

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**HAPPY  
NEW  
YEAR!**

**Hunter Mill Highlights**  
is my electronic  
monthly newsletter.

Please share this issue with  
your organizations. To be  
added to our mailing list,  
e-mail me at  
[huntermill@fairfaxcounty.gov](mailto:huntermill@fairfaxcounty.gov)

Dear Hunter Mill Friends,

Whether distributing holiday gifts to hospital-bound children via the annual motorcycle *Santa Ride* or holding *Safe December* education sessions to focus attention on pedestrian safety and distracted driving, two driving elements which are compounded by an earlier nightfall and frozen roadways, the Fairfax County Police Department epitomizes the community policing model. Our Police Officers are invaluable, integral members of the Hunter Mill District.

More than that, beyond the efforts of individual stations, the County too continues to strive for community policing, transparency, and community engagement. Their efforts were rebooted in March of 2015 when the Fairfax County Board of Supervisors endorsed the creation of the [Ad Hoc Police Practices Review Commission](#).

This commission was tasked with recommending changes to help the County achieve its goals of maintaining a safe community, ensuring a culture of public trust, and guaranteeing county policies provide for a fair and timely resolution, the majority of which have been implemented.

Two key recommendations resulted in the creation of [an Independent Police Auditor](#) (IPA) position and a [Police Civilian Review Panel](#) (CRP). Both of these entities have the mission of providing accountability, fairness, transparency to engender trust between citizens of the County and the Fairfax County Police Department. Each are governed by specific by-Laws and Code of Ethics, available on the County website. To learn more or to file a complaint, please click the links in this article or watch my December cable show. It's worth the watch - [Click on this link](#) to view it.

Strengthening the relations between police and community is an ongoing process. It is an essential factor in a well-ordered, civilized society. As Captain Ron Manzo shared with me recently, "Community is just part of good policing. Trust goes both ways. We rely on a crackerjack working relationship with residents to do our job". Yes, indeed and I couldn't agree more.

In this season for many thanks and much appreciation, I particularly thank our Reston District Police Officers for all that they do.

For each of you, please accept my very warmest seasonal wishes for you and those you hold dear. I look forward to working on behalf the Hunter Mill District in 2018.

*Cathy Hudgins*

### Need a Notary?

Sooner or later everyone will need a Notary to act as an official, unbiased witness to their identity and signature for a specific purpose. Our office can take the hassle out of finding a Notary; we have a Notary Public on staff as a service to the Hunter Mill constituents. To confirm 9 am-5 pm availability or schedule an appointment, please contact Kathleen Driscoll, 703 478 0283.



## Now Playing on Channel 16's Cable Show: *Connecting with Supervisor Hudgins*

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Each month, Supervisor Hudgins host a television program on the County's Channel 16, on a variety of important issues and topics in the Hunter Mill District and the County. Broadcast times and days and links to [video on demand](#) are available on the ["Connecting with Supervisor Hudgins" webpage](#).

**December: Police Civilian Review Panel and Independent Police Auditor.** This month's program focuses on the goals and benefits to the community of the new Police Civilian Review Panel and Independent Auditor. Supervisor Hudgins' guests are Richard Schott, the Independent Police Auditor, and Rhonda VanLowe, Vice Chair of the Police Civilian Review panel and Hunter Mill District representative to the panel.

### ENCORES

Previously aired programs are now available for you to view. As requested, links are now posted on the [Hunter Mill District webpage](#) for the following programs that were broadcast earlier this year:

**"Plastic is Not Fantastic for Yard Waste"**

**"Preserving Fairfax County Cemeteries"**

**October 23 Community Meeting on Reston PRC Zoning Amendment - watch the entire meeting.**

## We Need Coats!

The **Winter Coat Closet**, organized by Supervisor Hudgins and Cornerstones, needs gently used or new winter coats in all sizes. This community effort aims to provide a warm winter coat for those in need. With contributions from residents, schools, organizations and businesses, last year we were able to provide over 5,000 children and adults with a coat plus scarves, gloves, and hats.

The Coat Closet is now open and operating, and remains open through March 8th. Regular operating days and hours for picking out a coat or dropping off donations are Tuesdays and Thursdays, 4-7 p.m. (*NOTE: This is a change in days and hours from previous years.*) The location is the Community Room of the North County Governmental Center, 1801 Cameron Glen Drive in Reston.

Your donations will be greatly appreciated so keep us in mind as you clean out your closets. If you have a few hours each week to help out, we would love to have you! Contact [Minnie Orozco](#) at Cornerstones, 571-323-1410 for details.

## Support the Committee for Helping Others This Holiday

Supervisor Cathy Hudgins and the Northeast Vienna Citizens Association are co-sponsoring a food drive to stock the food pantry for the Committee for Helping Others (CHO) through the month of December. Your donations will be much appreciated!

Drop off donations at the Patrick Henry Library, Vienna Town Hall, Vienna Community Center, and other locations. Items needed: cooking oil, jelly, dried/canned fruit, cereal, shampoo, laundry detergent, dish soap, and more. All food contributions are most welcome! [Information flyer is available online.](#)

## Hypothermia Prevention Program

Each year, all three Fairfax County emergency shelters that serve single adults activate a "no-turn-away" policy from **December 1- March 31**. "No-turn-away" is also implemented outside of that timeframe based on temperature and weather conditions. In the North County area, including Herndon and Reston, **Cornerstones** operates their programming out of the Embury Rucker Community Shelter (ERCS).

Beginning December 1, 2017 through March 31, 2018, the Hypothermia Prevention Program opens at the North County Human Services Building (1850 Cameron Glen Drive, Reston) with individuals being directed there after first visiting ERCS. Also during this timeframe, additional sleeping space is made available at the main shelter through the Winter Season program. A hot dinner, breakfast, bagged lunches, showers, laundry, bus tokens and basic self-care supplies are made available to all individuals who participate in the program. Outreach staff provide case management support to link individuals to resources, including opportunities for housing.

In addition, Cornerstones offers employment services every Wednesday from 3-5 pm at the main shelter for all participants. All of the services provided and supplies used are made available due to a combination full-time staff and a committed group of volunteers and donors. For further information, please contact Cornerstones' Outreach team – Missy Norquest at [missy.norquest@cornerstonesva.org](mailto:missy.norquest@cornerstonesva.org) or Jamil Ringold at [jamil.ringold@cornerstonesva.org](mailto:jamil.ringold@cornerstonesva.org); (703) 437-1975. To volunteer or donate, please contact Susan Alger at [Susan.Alger@cornerstonesva.org](mailto:Susan.Alger@cornerstonesva.org).



## Work on the FY2019 Budget Begins

Last month, the Board of Supervisors and the Fairfax County Public School Board met together with their respective budget staff to begin work on the FY2019 County budget. In the past few years, both boards have committed to improving their collaboration in addition to beginning the budget discussions earlier in the process to better identify needs and resources.

The topic of this session was the forecast for revenues and the calculation of a gap between projected revenue and expenditures. County Chief Financial Officer, Joe Mondoro, presented his best prognostications, taking into consideration previously identified commitments and initiatives along with forecasts on national, state, and local growth and revenues.

On the County side, initiatives underway include Phase 2 of the Lines of Business reviews, Board priorities under development (Diversion First, public safety staffing plan, and human services resource plan), IT projects, and the Economic Success Strategic Plan.

The entire [presentation](#) is available online for your review.

### Forecast Summary

COUNTY	Funding in \$millions	SCHOOLS
\$57.03	Available County Revenue (\$121 million after reserves)	\$64.02
--	Net Schools Revenue	\$20.30
<b>\$57.03</b>	<b>TOTAL AVAILABLE</b>	<b>\$84.32</b>
(\$50.50)	Employee Pay	(\$92.60)
(\$7.50)	Employee Benefits	(\$7.00)
(\$13.56)	Debt/ Capital Requirements	(\$5.35)
(\$3.09)	County: Prior Commitments	--
(\$8.93)	County: Public Safety	--
(\$4.85)	County: Human Services	--
(\$8.92)	County: Cost of Operations	--
(\$10.12)	County: Transportation	--
--	Schools: Enrollment & Other	(\$18.20)
(\$5.47)	Net Additional Reserves	(\$4.11)
<b>(\$112.94)</b>	<b>NET USES</b>	<b>(\$127.26)</b>
<b>(\$55.91)</b>	<b>Net Balance</b>	<b>(\$42.94)</b>

Average Projected Employee Increases in FY 2019

	General County	Uniformed Public Safety	Teachers	Non-Teachers
County				
Market Rate Adjustment	2.25%	2.25%	--	--
Steps/ Longevities	--	2.25%	--	--
Performance/ Longevities	2.00%	--	--	--
Schools				
Step	--	--	2.37%	2.00%*
Scale Implementation	--	--	3.86%	2.25%
Average Increase	4.25%	4.50%	6.23%	4.25%

\*Estimated - new scales still in development

A priority identified by both boards is employee pay

The School Board began adjusting their teacher pay scales to better compete with area jurisdictions. Starting teacher pay was on par, but experienced teachers pay scale was significantly lower than neighboring jurisdictions. Last year was the first step in adjustments to the scale which are planned to be implemented in subsequent years to achieve parity.

On the County side, this year a 2.25% market rate adjustment (MRA) is planned for both uniformed public safety and general county employees. Last year, employees did not receive a MRA.

### Do you have an interest in the County's budget?

Each year, Supervisor Hudgins selects individuals from the Hunter Mill District to offer her their guidance in working through the budget. The members of the **Hunter Mill District Citizen Budget Advisory Committee** meet biweekly in January through March to delve into the budget details and offer their recommendations to the Supervisor.

If you are interested in serving on this year's committee, please send your resume along with an interest statement to [huntermill@fairfaxcounty.gov](mailto:huntermill@fairfaxcounty.gov). The past years' final reports are available on the [Hunter Mill/budget committee website](#).

### Don't Be a Turkey! Recycle Used Cooking Oil

If you are using large amounts of cooking oil for your holiday meals this season, please bring your used oil to us for conversion into biofuel. Fairfax County's Solid Waste Management Program has been successfully collecting used cooking oil from residents since 2014.



Last holiday season the program collected 330 gallons in November and 700 gallons in December. Accepted cooking oils include vegetable, peanut, canola, olive, and deep fryer oils. Used cooking oils should be delivered in original containers when possible, or in clean, clearly-labeled containers.

All oil is collected and processed by a county contractor who processes the waste oil into reusable biodiesel. The county accepts cooking oil daily at the I-95 landfill complex from 7 am to 4 pm, and the I-66 transfer station from 8 am to 4 pm Monday through Saturday, and on Sunday from 9 am to 4 pm.





### New Express Service to DC and Connector Routes Changes

The Fairfax County Board of Supervisors approved a new Fairfax Connector express service from the Fairfax County Government Center to downtown Washington, D.C., (Route 699), and improvements to existing express service from Springfield to the Pentagon (Route 395), and to Route 463 in Vienna and Tysons. The improvements to the existing routes went into effect on Saturday, December 2, and the new express service to downtown Washington, D.C., began on Monday, December 4.

### Transportation Planning Board Seeks Citizen Advisory Committee Applicants

Are you or someone you know interested in weighing in on regional transportation issues? The Transportation Planning Board is inviting community leaders and residents from across the metropolitan Washington region to apply to serve on the 2018 Citizens Advisory Committee (CAC) to the National Capital Region Transportation Planning Board (TPB). The CAC is an independent, region-oriented group that promotes public involvement and diverse viewpoints on transportation issues and reports to the TPB, the regional body that coordinates transportation planning for the metropolitan Washington region. Click [here](#) to apply. For more information or to request a paper application, contact: Bryan Hayes at (202) 962-3273 or [bhayes@mwco.org](mailto:bhayes@mwco.org). **Application Deadline:** December 15, 2017.

*From Fairfax County Police*

### What You Need to Know About Panhandling

In 2017, our Police Department has received approximately 2,100 calls related to panhandlers in our county, an increase over calls received in 2016. The calls range from traffic issues to concerns about the panhandler to fears about a suspicious person at an intersection.

Panhandling can be found in most areas of our county, generating many questions and complaints from residents. While we may get a good feeling by providing money to a panhandler, the reality is that panhandlers who are truly in need require more resources than small amounts of money.

The good news is that our county has many services and staff dedicated to help those in need. But we need your help. We encourage you to not give money to panhandlers. Why? Because giving money to panhandlers encourages more panhandling. Donations of cash will not help solve the underlying reasons why someone panhandles. Here are some important things to know about Fairfax County's approach to this issue:

#### What are the Laws?

- Asking for money is a protected act under the First Amendment.
- Asking for money in public areas, including roadway medians, is not a violation of law.
- The County monitors legal developments related to panhandling.

#### What about Public Safety?

- Our police officers will intervene when panhandlers commit traffic offenses or engage in criminal activity.
- If you witness a panhandler breaking the law, contact the Police Department - non-emergency number is 703-691-2131, or emergency at 9-1-1.
- Our police officers are very responsive and will take immediate action if a crime is being committed. Proactive community assistance with reducing criminal activity is invaluable.
- Police officers refer panhandlers they encounter to available County human services, but cannot force them to receive services.

#### Who are panhandlers?

- Not all panhandlers are homeless, but may be in need of food and other critical services.
- However, many of the stories panhandlers use to solicit money are not true.
- Some panhandlers come from outside our county or even outside Virginia.
- Some panhandlers operate as part of organized, professional panhandling rings.

#### What can you do?

- Refer panhandlers or anyone you see who may be in need to our social services programs. Provide them with this human services hotline phone number: 703-222-0880.
- You can make copies of [this handout](#) with information on where and how to obtain critical services.
- Consider making a donation or volunteering for one of our [nonprofit community partners](#) dedicated to assisting our residents in need.



## Hunter Mill District Land Use Projects

Information on all residential and commercial properties can be accessed through the Department of Tax Administration's [Real Estate Assessment Information Site](#). You can search a property by address or tax map reference numbers. In the applications below, tax map reference numbers are in [brackets]. Addresses have also been included where available.

### NEW Applications

**AG –ARC Reston 1 Owner LLC, AG-ARC Reston 2 Owner, and AG-ARC Reston 3 Owner LLC (Reston Corner)** has filed a Rezoning/Final Development Plan to rezone from the Industrial District I-4 to Planned Development Housing (PDH-30 district) for the proposed development of 145 Multi-family dwelling units, up to 1,2000 square feet of retail space, and structured parking. Location: 12001 Sunrise Valley Drive [Tax Map 17-3 ((1)) parcel 26 in part, 17-3 ((8)) (4) Parcel 2 in part and 27-3((8)) (4) parcel 3 in part]. Property is within the Reston Corner office center on the southwestern quadrant of the intersection of Reston Parkway and Sunrise Valley Drive.

**Reston Crossing** has filed a Rezoning/Final Development Plan to rezone property located at 2001 Edmund Halley Drive, Reston [Tax Map 17-3 ((8)) Parcels A and part of 2A] from Medium Industrial District I-4 to Planned Development Commercial District (PDC) to permit the development of a mixed use project. The existing suburban style office campus consisting of two office buildings with approximately 332,277 square feet is proposed to be replaced with a maximum of 1,965,000 square feet of gross floor area. The office development would range from 38-58 percent of total development; residential development would range from 36-59 percent of the final development, with retail uses representing 3 to 6 percent of total development; with an overall floor area ratio (FAR) of 3.20, inclusive of bonus associated with workforce housing.

**Tyson's West Residential, LLC** has filed a Comprehensive Sign Plan Amendment CSPA 2011-HM-032-02 for 8595 Leesburg Pike and 8604 Westwood Center Drive, Vienna, [Tax Map 29-3 ((24)) Parcels 5 and 6]. **The Planning Commission public hearing is scheduled for Thursday, April 26, 2018 at 8:15 pm.**

**Excelsior Parc Apartment Owner LLC** has filed a Comprehensive Sign Plan CSP 86-C-121-04f for 1900 Oracle Way, Reston [Tax Map 17-4 ((1)) Parcel 7B]. **The Planning Commission public hearing is scheduled for Thursday, March 22, 2018 at 8:15 pm.**

**FR Pike 7 Limited Partnership** has filed for a waiver (SE 2017-HM-031) of certain sign regulations for properties located at 8361, 8365, 8371 and 8399 Leesburg Pike, Vienna, Virginia [Tax Map 29-3 ((1)), Parcels 36A1, 36B, 36C and 36D] to replace signs on Leesburg Pike. The signs will be reduced in size and moved to a more visible location on the property. **The Planning Commission public hearing is scheduled for Thursday, March 22, 2018 at 8:15 pm.**

### Applications Accepted

**1900-02 Campus Commons, LLC** has filed a Rezoning and Development Plan RZ/FDP2017-HM-018 and Proffer Condition PCA 79 -C-023 Amendment for approximately 11.6 acres at 1900 – 1902 Campus Commons [Tax Map 17-4 ((1)) Parcels 33 and 34] at the corner of Sunrise Valley Drive and Campus Commons Drive. The Applicant is seeking a mix of residential units and retail space, in addition to maintaining the existing office buildings. Two development options are being proposed: an additional 1,182,435 to 1,183,635 square feet of residential gross floor area with up to 1,097 residential units and between 18,480 and 26,480 square feet of ground retail. This is inclusive of the existing 233,390 square feet of office and 1,980 square feet of retail, with a combined total of 1,419,005 square feet of development. **The Planning Commission public hearing has not been scheduled.**

**JBG/Reston Executive Center, LLC (RTC West)** has filed a Rezoning/Conceptual and Final Development Plan RZ/FDP 2016-HM-017 for 12100, 12110 and 12120 Sunset Hills Road, Reston [Tax Map 17-3 ((1)) Parcels 28A, 28B, and 28C] to rezone from Industrial 5 (I-5) to Planned Development Commercial (PDC) to permit the addition of approximately 675,000 square feet of residential space, 650,000 square feet of additional office space, and 52,000 square feet of additional ground floor retail. The existing office buildings and parking garage will be retained on this site. The proposed development will include two multi-family residential buildings, three office buildings, and ground floor retail throughout the property. **The Planning Commission public hearing has not been scheduled.**

**One Reston Co. LLC and Two Reston Co. LLC** have filed a rezoning application RZ 2016-HM-007 to rezone the property located at 12000 and 12010 Sunrise Valley Drive, Reston [Tax Map 17-3 ((8)) Parcels 1B and 1A1 from I-4] to Planned Development Commercial. The Property is currently developed with two (2) existing six-story office buildings totaling approximately 388,000 square feet and above-grade parking structure surface parking lot and two wet stormwater management ponds. The Property

*Continued on next page*



### *Land Use continued -*

currently has approval for an additional 1.1 million square feet of development for three (3) new office buildings. The new proposal is to develop 3.88 million square feet of development for a total of 2.45 to include Transit Oriented Mixed-Use Development consisting of mid / high-rise residential buildings with potential hotel rooms and amenities, commercial buildings and ground floor retail. **The Planning Commission public hearing has not been scheduled.**

**Virginia Electric and Power Company, d/b/a Dominion Power** filed a request for Final Development Plans (FDP 2011-HM-013 and FDP 2011-HM-027) to permit the development and operation of an electric substation on property at Tysons [Tax Map 29-3 ((1)) Parcels 2G, 3B and 5]. **The Planning Commission public hearing has not been scheduled.**

**Inova Health Care Services and the Board of Supervisors of Fairfax County** have filed Proffer Condition Amendments (PCA 74-2-113-05 and PCA 86-C-121-07) concurrent with Rezoning application (RZ 2017-HM-020) to establish the Grid of Streets and streetscape, Central Green and Infrastructure associated with the proposed redevelopment of Reston Town Center North. The property is located on the south side of Baron Cameron Avenue, east and west of Town Center Parkway, west side of Fountain Drive and the south side of Bowman Towne Drive. Addresses: 11901 & 12000 Baron Cameron Avenue; 11925 & 12000 Bowman Towne Drive (1801 Cameron Glen Drive), 1800 & 1850 Cameron Glen Drive; and 1778 Fountain Drive, Reston, VA. 20190. Tax Map Numbers: 17-1 ((1)) Parcels 3F, 12, 13, 14A, 14B, 14C, 14D, 14E, 14F and 017-1 ((17)) Parcel 5A. **The Planning Commission public hearing has not been scheduled.**

**Boston Properties LLC** (Reston Gateway) has filed a Proffer Condition Amendment (PCA- 86-C-119-07), Planned Residential Community (PRC – 86-C-119-02) and Development Plan Amendment (DPA 86-C-119-03) for property located on the north side of Sunset Hills Road, East side of Town Center Parkway and the south side of the W&OD Trail [Tax Map: 017-3 ((01))29A (Parcel 1), 17-3 ((01)) 29B - Parcel 2, 17-3 ((01)) 5H1 – Parcel 3 and 17-3 ((01)) 5 – Parcel 4]. Development is focused on Parcels 1 and 2; with parcels 3 and 4 remaining unchanged with this application.

The proposed mixed use development will include 3.94 million square feet of new development across nine blocks, divided into two phases. Presented with two options: Option1: Retail/Restaurant = 182,400 Square feet; Office= 1,872,080 (includes 195,080 in block 3 that remains the same); hotel = 509,000 square feet (570 keys) and residential 1,575,000 square feet (1,520 units) with a total of 4,138,840 square feet. Option 2: Retail/restaurant 185,400 square feet; Office = 1,801,080 (includes 195,080 in block 3 that remains the same); Hotel = 458,000 (570 Keys); and Residential=1,694,000 (1,710 units) with a total of 4,138,480 square feet. Phasing of the potential build out will occur based on current lease obligations. **The Planning Commission public hearing has not been scheduled.**

### Applications Scheduled

**Kensington Senior Development, LLC** has filed a Planned Residential Community plan (PRC-C-378) concurrent with a Special Exception (SE 2016-HM-024) for an assisted living facility at 11501 Sunrise Valley Drive, Reston [Tax Map 17-4 ((17)) Parcel 1C], located on the south side of Sunrise Valley Drive, approximately 675 feet east of the intersection with Soapstone Drive, currently the site of Good Beginnings Preschool. **The Planning Commission recommended approval at their December 7, 2017 meeting.**

**Renaissance Centro 1801, LLC.**: Rezoning (RZ 2016-HM-034) and Final Development Plan (FDP 2016-HM-034) to rezone 1801 Old Reston Avenue from Commercial District - C3 to Planned Residential Mixed-Use District (PRM). Located on the west side of Old Reston Avenue, south side of Temporary Road and East of Reston Parkway [Tax Map 017-2 ((1)) parcels 20B and 20C]. Temporary tracking numbers assigned: RZ 2016-0349 and FDP 2016-0350. The rezoning is to replace the existing office building with a 20-story high-rise for-sale condominium containing up to 150 units (consisting of 126 market rate units and 24 workforce dwelling units) for an intensity of 3.6 floor area ratio (FAR) inclusive of bonus density. The proposed building, inclusive of a mechanical rooftop penthouse, will be a maximum height of 254 feet. **The Planning Commission public hearing was held on Wednesday, December 6, 2017 at 8:15 pm. Decision Only was deferred until Thursday, January 2, 2018.**

**Northwest County (McNair) Elementary School** Fairfax County School Board as filed Proffered Condition Amendment/Final Development Plan Amendment (PCA 87-C-060-14 and FDPA 87-C-060-09-03) and Proffer Condition Amendment (PCA 93-H-045/ FDPA 93-H-045) to allow the construction of a new elementary school building and site modifications on the existing property of McNair Elementary School, 2499 Thomas Jefferson Drive [Tax Map No. 16-3((1))parcel41], and an adjacent 1.36-acre parcel which was previously dedicated to the Board for public school and park use. McNair Elementary School is overcrowded and the proposed school building will provide capacity relief. It is anticipated that the existing school building will serve grades K-3 with grades 4-6 in the new school building, subject to approval by the School Board. The new school will be a multi-level building (3-stories) and will include community-oriented spaces. This project was approved for design funding in the 2015 School Bond referendum. The proposed elementary school will consist of a gross floor area of approximately 130,000 square feet which, in addition to the existing McNair Elementary School which consists of approximately 98,625 square feet, will result in a total gross floor

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## Land Use continued

area of approximately 228,625 square feet on the Property. **The Planning Commission public hearing was deferred until Thursday, January 18, 2018, and a Board of Supervisors public hearing for Tuesday, January 23, 2018.**

**Fairfax County School Board has filed Planned Residential Community (PRC 76-C-111-02)** application to permit building additions and site improvements at Langston Hughes Middle School at 11401 Ridge Heights Road, Reston, [Tax Map 026-2((18)), Parcel 9 part]. Located on the south side of Ridge Heights Road, approximately 1,200 feet west of its intersection with South Lakes Drive. The application proposes to construct two (2) building additions and site modifications to the school. A two story addition is proposed to be located at the front of the school on the side of the existing building, consisting of a gross floor area of approximately 65,000 square feet. **The Planning Commission public hearing is scheduled for January 10, 2018 at 8:15 pm.**

**McNair Seniors Apartments, L.P.** (Kendrick Court Senior Facility) has filed a Proffer Condition Amendment (PCA 87-C-060-13) current with a Final Development Plan Amendment (FDPA 87-C-060-12) to amend proffers approved with PCA 87-C-060-5 in order to request an age restriction limit lowered from 62 to 55. The address is 13430 Coppermine Road, Herndon, VA [Tax Map: 016-3 ((01)), Parcel 38D]. **The Planning Commission public hearing is scheduled for Thursday, January 11, 2018 at 8:15 pm, and Board of Supervisors public hearing for Tuesday, January 23, 2018 at 5:00 p.m.**

**Linden Development Partners, LLC** (Triangle Park) has filed a Rezoning/Final Development Plan (RZ/FDP 2016-HM-004) to rezone the property located at 11501 Sunset Hills Road, Reston [Tax Map 17-4 ((13)) Parcels 1, 2, and 2A] from Industrial 4(I-4) to Planned Residential Mixed Use (PRM). The Applicant proposes several development options: 1) residential/office mixed use development including two residential buildings with approximately 400 units and an office building with approximately 195,059 square feet of gross floor area; 2) the office building would be eliminated and approximately 312 additional residential units would be provided among the two buildings or possibly in a third building. In each option, the Applicant requests the ability to provide independent or assisted living units. **The Planning Commission public hearing is scheduled for Thursday, February 8, 2018 at 8:15 pm.**

**Faraday Partners, LLC** has filed a rezoning and final development plan, RZ/FDP 2017-HM-009, to rezone 1808 Michael Faraday Court from Industrial 5 District to a Planned Residential Mixed-Use District. The property is located on the west side of Michael Faraday Court, north of Sunset Hill Road and the W&OD trail [Tax Map is 18-3 ((1)), Parcel 26]. The temporary application numbers are RZ 2017-0074 and FDP 2017-0075. The Applicant is proposing to redevelop the existing office building with a seven story residential building and an urban park. **The Planning Commission public hearing is scheduled for Thursday, February 22, 2018 at 8:15 pm.**

**JBG/1831 Wiehle LLC, EYA Development LLC and The Chevy Chase Land Company of Montgomery County, Md.** have filed Rezoning and Final Development Plans (RZ/FDP 2016-HM-024) for 1831 & 1860 Wiehle Avenue and 1840 & 1860 Michael Faraday Drive to permit a mixed-use, transit oriented development in the Wiehle-Reston Transit Station Area. The four parcels are located at [Tax Map: 17-4((18)) Parcels 1A and 1B and 17-4 ((18)) 2B and 3]. The existing office buildings will be replaced with approximately 1,688,000 square feet of development consisting of 840 multi-family units, 60 single-family attached residential units, 130 independent living units, 205,917 square feet of office space and 260,945 square feet of ground floor retail. **The Planning Commission public hearing is scheduled for Thursday, March 22, 2018 at 8:15 pm.**

**CRS Sunset Hills, LC**, as the contract-purchaser of **Sunset Hills Professional Center**, has filed Rezoning/Final Development Plan applications RZ/FDP 2016-HM-035, Proffer Condition Amendment (PCA 2009-hm-019) to rezone from an Industrial District -4 to a Planned Residential Mixed-Use District (PRM). The site is located south of Sunset Hills Road, immediately north of the Reston Station development and the Wiehle-Reston East Station [Tax Maps 17-4((20A)) Parcels 1-4, 17-4 ((20B)) Parcels 5-8, 17-4 ((20C)), Parcels 9-14, 17-4((20D)) Parcels 15-18, 17-4 ((20E)) Parcels 19-22, 17-4 ((20F)) Parcels 23-26, and 17-4 ((20G)) Parcels 27-30]. The proposed rezoning is to replace the existing office condominiums with approximately 500 residential units (including workforce housing), 91,000 square feet of ground-floor retail, and 178,000 square feet of either office uses or a full-service hotel, for a total of 761,00 square feet of 3.13 effective Floor Area Ratio (FAR), excluding 16% workforce housing. **The Planning Commission public hearing is scheduled for Thursday, March 22, 2018 at 8:15 p.m.**

**Comstock Reston Station Holdings, LC** has filed Proffer Condition Amendments (PCA 2009-HM-019-2) and Conceptual / Final Development Plans (CDPA/FDPA 2009-HM-019) applications for 1886 Metro Center Drive, [Tax Map 17-4 ((24)) Parcel 3, 17-4 ((1)) Parcels 17A, 17-4 ((1)) Parcel 17L2 and 17-4 ((1)) Parcel 17L3 ] to permit an increase in the maximum building heights of three (3) of the eight (8) approved buildings together with a corresponding increase in the Floor Area Ratio (FAR) of the project. Comstock is also seeking to facilitate the transfer of any already-entitled hotel use in order to respond to market demand, and to retain the option of adding a second hotel concept to the Project in a later phase of development. **The Planning Commission public hearing is scheduled for March 22, 2018 at 8:15 p.m.**

*Continued on next page*





### Land Use continued

**RP 11111 Sunset Hills Road**, RZ 2017-HM-006, FDP 2017-HM-006, [Tax Map 18-3 ((06)) Parcel 8] to rezone from Industrial 4 District (I-4) to Planned District Commercial (PDC) for a mixed-use development to include the construction of up to 175 multi-family units and 13 townhouses, while retaining the existing office building, and an extension of Reston Station Boulevard to Sunset Hills. The parcel is located on the south side of Sunset Hills Drive, approximately 980 feet east of its intersection with Michael Faraday Drive. **The Planning Commission public hearing is scheduled for Wednesday, April 18, 2018 at 8:15 pm.**

**Pulte Homes Corporation** has filed Rezoning and Final Development Plan (RZ/FDP 2016-HM-031) concurrent with Proffer Condition Amendments PCA 83-C-069-02 and PCA 80-C-086-02 to rezone the property at 12700 Sunrise Valley Drive, [Tax Map 14-4 ((26)) Parcel 1, 16-4 ((1)) Parcel 16B and 16-4 ((26)) 2], currently known as Reston Arboretum, from Industrial 4 and 5 Districts to Planned Development Commercial (PDC) to permit office and residential uses; Proffer Condition Amendment (PCA 80-C-086-02 / PCA 83-C-069-02) to delete land area from the Industrial District 5. The Applicant proposes to construct forty-four (44) single family attached dwelling units and a parking garage. The existing building on the property will remain. **The Planning Commission public hearing is scheduled for Thursday, April 26, 2018 at 8:15 pm.**

**CoreSite Real Estate Sunrise Technology Park LLC** has filed Rezoning (RZ 2017-HM-032) and Special Exception (SE 2017-HM-030) applications to reclassify the properties located at 12369A, 12343 and 12379 Sunrise Valley Drive, Reston from Industrial 4 District to an Industrial 5 District and increase the floor area ratio from 0.5 to 1.0. The Applicant is proposing to adaptively reuse this aging and underutilized office park with a revitalization effort as a state-of-the-art Data Center. (Tax Map 17-3 ((1)) Parcels 17B, 23 and 32) The proposed Data Center will be linked by high-quality fiber to CoreSite's existing Data Center on the north side of Sunrise Valley Drive. **The Planning Commission public hearing is scheduled for Thursday, May 3, 2018 at 8:15 pm.**

**TH Holding Company LLC** has filed a Proffer Condition Amendment (PCA 79-C-090-02 and PCA 91-H-001, Rezoning Application (RZ 2017-HM-019) and Special Exception (SE 2017-HM-016 for a Suite-style hotel at 1741 Business Center Drive (Lake Fairfax Business Park) Reston, [Tax Map 018-3 ((10)), Parcel A1]. The property is located north of Sunset Hills Road and west of Business Center Drive. The PCAs and RZ application are needed to remove the property from the Lake Fairfax Business Park approvals and allow development of the existing surface parking lot on the property into an approximately 98,500 square foot twenty-four hour suite-style hotel to its own set of independent proffers. The Special Exceptions will permit the hotel and increase the permitted Floor Area Ratio (FAR) from .50 to .67 (within the allowable range of up to .70). **The Planning Commission public hearing is tentatively scheduled for April 19, 2018 at 8:15 pm.**

**American Armed Forces Mutual Aid Association** has filed Proffered Condition Amendment (PCA 78-C-098-04) and Final Development Plan Amendment (FDPA 78-C-098-05) to replace the existing three-story office building with two three-story campus-style office buildings at 1850 Old Reston Avenue, [Tax Map 17-4 ((1)), Parcel 1]. The property is located on the west side of Old Reston Avenue, north side of W&OD trail, and south of Temporary Road. The existing historic A. Smith Bowman House listed on Fairfax County Inventory of Historic Sites will not be disturbed, as well as the pond and gazebo being preserved. **The Planning Commission public hearing is scheduled for Thursday, July 12, 2018 at 8:15 pm.**

**New Lake Anne House LP** (a subsidiary of Community Preservation and Development Corporation (CPDC) and Fellowship Square Foundation have submitted Proffer Condition Amendment (PCA A-502-03 ad Planned Residential Community (PRC A-502-05 ) application to redevelop the property located at 11450 North Shore Drive, [Tax Map 17-2((01)) Parcel 3]. Fellowship Square currently provides 240 affordable dwelling units for senior citizens. Fellowship has been working over the past several years to develop a concept to replace the current facility to continue 240 units of affordable housing. The proposed development will provide construction of the replacement senior housing and additional single-family attached dwelling units on the balance of the site. **The Planning Commission public hearing is scheduled for Thursday, July 19, 2018 at 8:15 p.m. and the Board of Supervisors public hearing is scheduled for July 31, 2018 at 3:30 pm.**

**1941 RCP LLC and 1950 RCP LLC – Woodfield Acquisitions, LLC** has filed applications Planned Residential Community (PRC B-846 -05), Proffer Conditional Amendment (PCA B-846-04) and Development Plan Amendment (DPA HM-117-03) to supplement and/or replace the existing office buildings and surface parking lot with two multifamily residential buildings containing 699 dwelling units at a 2.30 FAR. The property is located at 1946 and 1943 Roland Clarke Place, [Tax Map 17-4 (914)) (1A)2 and 17-4 ((14)) (1A)3]. The Applicant intends to ultimately remove the existing buildings on the site, but develop the Property in phases. In order to facilitate this phasing the Applicant has divided the Property into two development blocks, Block A and B. In Phase I, Block A will be fully redeveloped with an approximately 332,240 square foot, 7-story multifamily residential building with a cellar on the southern end of the block and a parking garage positioned on the north side of the site towards the Dulles Toll Road. In Phase II, Block B will be fully redeveloped with an approximately 412,178 square foot, 8-story multifamily residential building with a cellar on the southern end of the block. To serve the approximately 383 units planned for this residential building an above-grade parking garage will be positioned on the Dulles Toll Road side of the block. **The Planning Commission public hearing is scheduled for July 26, 2018 at 8:15 pm.**





## Hunter Mill District Land Use Committee

The Hunter Mill District Land Use Committee will NOT meet in December. The next meeting will be Tuesday, January 16, 2018, 7:30 pm, at the North County Governmental Center (1801 Cameron Glen Drive, Reston).

On the agenda:

Virginia Electric and Power Company (*see page 8*)

For information, contact [Goldie Harrison](#) at 703-478-0283.

## Reston Planning and Zoning Committee

The Reston Planning and Zoning Committee will meet on Monday, December 18, 2017, 7:30 pm, at the North County Governmental Center (1801 Cameron Glen Drive, Reston).

On the agenda:

Langston Hughes Middle School (vote)

JBG's RTC West Project (informational)

Lake Anne House LP (informational)

For additional information, visit <http://rpz.korchy.com>.

## Construction Hotline Expands Hours to Evenings and Weekends

To increase the County's responsiveness to reports of potential construction violations, the [Site Construction Hotline is now available on evenings and weekends](#). The hotline (703-324-7470) was put in place to respond to residents with concerns about development projects in their communities, such as malfunctioning erosion and sedimentation controls, drainage problems, construction beyond or without a county-approved plan or permit, or any activities that may harm the environment, cause safety risks or damage another property. On-call inspectors will now be able to assess and, if necessary, respond immediately to complaints after business hours.

*Each month, the [Fairfax County Urban Foresters](#) provide valuable information for caring for the County's trees*

## Fertilizing Trees

Usually, healthy trees do not need fertilizer. In a forest setting, decaying leaves and other organic matter provide a slow, steady source of natural fertilizer. In an urban setting, however, soils are likely to be compacted, poorly aerated and drained, and low in natural fertilizer because of annual leaf removal which may stress trees. There is also competition from lawns which surround many urban trees. Fertilization may be needed in these situations to increase plant vigor.

The majority of the feeding root system for many trees is less than twenty inches deep, while the structural support roots go deeper. In general, the availability of nutrients to the shallower roots will depend on soil quality, aeration and drainage. Having a wide, shallow mulch ring around each tree can help mimic their natural habitat and provide a slow release of nutrients, while also improving soil structure and drainage.

Signs of tree stress or need for nutrition are:

- Premature fall color and leaf dropping.
- Smaller than normal leaf size.
- Chlorotic (pale green or yellowish) leaf color.
- Noticeable reduction of twig, bud or branch growth.

Before applying fertilizer to your lawn or mulch area specifically for your trees, you should test your soil to see what nutrients, if any, may be lacking in the soil. Soil test kits are available from Virginia Cooperative Extension.

You may also want to contact an International Society of Arboriculture Certified Arborist to assess the health of your tree or trees to give you guidance on possible fertilizer needs. See <http://www.goodtreecare.com/> for a list of certified arborists.

If you decide to fertilize, do so in the late winter or early spring using fertilizer that is high in nitrogen. The nitrogen content is indicated by the first number in the listed ratio, such as 27-3-3, or 26-4-6. Follow the label directions on the container, for example, if using 27-3-3 use one pound per inch of trunk diameter at breast height, so that a ten inch diameter tree will take ten pounds. Do not over fertilize or fertilize too frequently, as too much is worse than too little.

More information about trees is [here](#), or call the Fairfax County Urban Forest Management Division (UFMD) at 703-324-1770, TTY 711.





### PATRICK HENRY LIBRARY EVENTS:

703-938-0405

**Author Event: *Virginia Politics and the Government in the New Century*:** Thursday, December 14, 7:30 pm. Author Jeff Thomas discusses the history behind Virginia's lax ethics rules and their impact. Books available for signing and sale. Adults.

**Kids Move!:** Monday, December 18, 10:30 am. A "My Gym McLean" instructor will lead a school-aged fitness and nutrition program to help develop a healthy lifestyle. Age 6-10.

**Teen Movie Night: "Wonder Woman"** Tuesday, December 26, 5 pm. Join us to view "Wonder Woman", (PG-13). Teens.

**Winter Crafternoon:** Wednesday, December 27, 1:30 pm. Drop in and make a winter craft! Age 6-12

### RESTON REGIONAL LIBRARY EVENTS:

703-689-2700

**Gingerbread Friends:** Wednesday, December 13, 7 pm. Family stories of sparkle and spice and Christmas delights. Pre-school family program presentation. All ages.

**Pi Party: Raspberry Pi at Reston:** Thursday, December 14, 7 pm. Learn what Raspberry Pi 3 is, how to connect a mouse, keyboard and monitor, load operating system and explore Scratch programming. Equipment provided or bring your own. Teens 14+ and adults.

**First Flight - The Wright Brothers Story:** Saturday, December 16, 2 pm. Christian Godart, a Steven F. Udvar-Hazy Center docent, will speak on the early days of the Wright Brothers, that first flight, and their place in aviation history. All ages.

Visit the [Fairfax County Public Library website](#) for branch, additional programs, information, and registration.

The 2017 Hunter Mill District's Lord and Lady Fairfax - **Jerry Poje** and **Therese Martin** - joined Supervisor Hudgins in this year's Reston Holiday Parade aboard the Vienna Volunteer Fire Department's antique fire truck.



### Coming soon - New, improved Fairfax County website

This December, the County will launch the newly designed Fairfax County government website. The new design features easy to navigate topics, better search capabilities, and a new modern design. You can sneak a peak at the [New Website Preview](#).

## First Hike Fairfax—Healthy Steps for a Happy New Year

Start the year off right by getting a jump start burning off those extra holiday calories. Take a hike – literally – with **First Hike Fairfax**. On New Year's Day, the Fairfax County Park Authority is joining with America's State Parks and Virginia State Parks for First Day Hike Programs that will get you outside on the trails. Last year thousands of people rang in the New Year with hikes throughout the country.

It's easy and fun. We've picked five family-friendly starter hikes at some really great parks in Fairfax County. And when we say hikes, we mean walking, jogging, biking, scenery strolling... it's all good. Visit the First Hike Fairfax web page to pick your hike. Grab a friend or family members and hike together. Share it on social media with #FirstHikeFairfax. And don't forget to take your picture and enter to win great prizes that will help you start getting active after the hike. Here's how:

1. Take a hike on **January 1, 2018** on any of the five recommended Fairfax County Park Authority trails.
2. Submit up to two pictures to [parkpix@fairfaxcounty.gov](mailto:parkpix@fairfaxcounty.gov) by 5 pm on January 2; visit the First Hike website for guidelines on submission.
3. Your pictures are automatically entered in the First Hike Fairfax photo contest.

You will receive a free RECenter Guest Pass just for participating. Photo authors will be entered into our First Hike Fairfax photo contest on Facebook for a grand prize – a free four-month RECenter pass valued at up to \$300. For complete information and contest rules, see the First Hike Fairfax site.

**First Hike Fairfax** kicks off the Park Authority's Healthy Strides 2018, a year of healthy living ideas for you and your family. For more fresh ideas, visit the **Healthy Strides! Take 12!** web page and sign up for the e-newsletter with monthly tips to get you and your family energized. For more information contact [Take12@fairfaxcounty.gov](mailto:Take12@fairfaxcounty.gov).





## Holiday Happenings in the Parks

### Starlight Express at Lake Fairfax Park

See the magical winter light show at Lake Fairfax Park on **Saturday, December 16**. Enjoy a wagon ride through the festive holiday lights, and afterward, warm yourself by the fire, sip on hot chocolate and make s'mores. Purchase three-hour passes for \$8 at the entrance times of 5:00, 5:20, or 5:40 pm. For more information, call 703-471-5414, or visit the [Lake Fairfax Park website](#).



### Bob Brown Marionettes Return

Watch as Bob Brown Puppets create a magical winter wonderland with dancing puppets on strings! Stay busy during Winter Break. Choose your show time on **Thursday, December 21**, either 10 or 11:30 am. [Register here](#). Spaces will fill quickly. \$5 for ages 2 and up. For more information on these programs, call 703-437-9101, or visit [Frying Pan Farm Park](#).

## Winter Break Camps for Aspiring Actors, Athletes and Millionaires

Looking for a way to keep the kids entertained during winter break and other school holidays? Check out the wide range of camps being offered by the Park Authority. Parks offer close-to-home, affordable options that will appeal to everyone from aspiring actors and athletes to budding entrepreneurs and tech gurus.

The **Winter Wonderland Camp** offers games, arts and crafts, and swimming. Channel your youngster's inner Jedi with **Jedi Survival Camp** or **Engineering Camps**. Consider a **Holiday Baking camp** for your young chef. Give kids a chance to pursue a passion or find a new interest at camps focusing on **fencing, gymnastics and cheer, music, acting, ice skating, and robotics**. Let someone else clean up the Legos at **Lego-themed camps**, or get your child outdoors with **nature-themed camps**. There are camps that focus on topics as wide-ranging as **dinosaurs, ping-pong, crime scene science, and Brazilian touch futebol**.

The Park Authority offers full-day and half-day camp options for children ranging in age from preschool to high school. You can find a complete listing of school holiday camps at [Winter Break Camps](#).

